



*Please turn off cell phones, beepers and any other auditory devices while meeting is in session.  
Thank you.*

## **LAND USE HEARING**

### **Hearing Examiner: Daniel Kearns**

**THURSDAY, December 2, 2004**

**7:00 PM - PUBLIC HEARING**

**Public Service Center  
1300 Franklin Street  
Vancouver, Washington**

## **AGENDA**

### **Call to Order & Hearing Examiner Disclosure Statement:**

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#### **1. Project Name: C-Dymond Estates**

**Case No:** PLD2004-00069; SEP2004-00127; HAB2004-00172;  
SHL2004-00011; EVR2004-00064

**Description:** The applicant is requesting to subdivide an approximate  
72.57-acre parcel into 12 single-family residential lots  
located in the R-5 zone district.

**Location:** South of SE 20<sup>th</sup> Street at 328<sup>th</sup> Avenue

#### **County Staff:**

	<b><u>Name</u></b>	<b><u>Phone Ext.</u></b>	<b><u>E-mail Address</u></b>
<b>Planner:</b>	Josh Warner	4898	<a href="mailto:joshua.warner@clark.wa.gov">joshua.warner@clark.wa.gov</a>
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<b>Engineer</b> (Trans.	Shelley Oylear	4354	<a href="mailto:shelley.oylear@clark.wa.gov">shelley.oylear@clark.wa.gov</a>

Concurrency):			
<b>Team Leader:</b>	Travis Goddard	4180	<a href="mailto:travis.goddard@clark.wa.gov">travis.goddard@clark.wa.gov</a>
<b>Engineer Supervisor:</b> (Trans. & Stormwater):	Richard Drinkwater, P.E.	4492	<a href="mailto:richard.drinkwater@clark.wa.gov">richard.drinkwater@clark.wa.gov</a>
<b>Engineering Supervisor:</b> (Trans. Concurrency):	Steve Schulte P. E.	4017	<a href="mailto:steve.schulte@clark.wa.gov">steve.schulte@clark.wa.gov</a>
<b>Habitat Biologist:</b>	Dave Howe	4598	<a href="mailto:david.howe@clark.wa.gov">david.howe@clark.wa.gov</a>
<b>Wetland Biologist:</b>	Brent Davis	4152	<a href="mailto:brent.davis@clark.wa.gov">brent.davis@clark.wa.gov</a>

## 2. Project Name: Alfano Subdivision

**Case No:** PLD2004-00076; SEP2004-00137; WET2004-00039

**Description:** To subdivide six parcels totaling approximately 8.7 acres into 50 single-family residential lots and a wetland/stormwater tract, with three lots to contain existing dwellings, in the R1-5 zoning district.

**Location:** 5202 NE 53<sup>rd</sup> Court.

### County Staff:

	<u>Name</u>	<u>Phone Ext.</u>	<u>E-mail Address</u>
<b>Planner:</b>	Alan Boguslawski	4921	<a href="mailto:Alan.boguslawski@clark.wa.gov">Alan.boguslawski@clark.wa.gov</a>
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<b>Team Leader:</b>	Krys Ochia	4834	<a href="mailto:Krys.ochia@clark.wa.gov">Krys.ochia@clark.wa.gov</a>
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<b>Engineering Supervisor:</b> (Trans. Concurrency):	Steve Schulte P. E.	4017	<a href="mailto:Steve.schulte@clark.wa.gov">Steve.schulte@clark.wa.gov</a>

## 3. Project Name: Orchards Cell Tower

**Case No:** CUP2004-00004; PSR2004-00018; SEP2004-00059;  
EVR2004-00061

**Description:** The applicant is requesting conditional use and site plan approval to construct a wireless communication tower with equipment cabinets, backup generator and propane tank. The property is approximately 0.2570-acres and is located in the CL zone district.

**Location:** 6018 NE 110<sup>th</sup> Avenue

**County Staff:**

	<u>Name</u>	<u>Phone Ext.</u>	<u>E-mail Address</u>
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<b>Team Leader:</b>	Travis Goddard	4180	<a href="mailto:Travis.goddard@clark.wa.gov">Travis.goddard@clark.wa.gov</a>
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**4. Project Name: R Jones 11-Acre Development Appeal**

**Case No:** APL2004-00025 (appeal of PSR2004-00027)

**Description:** The Applicant requested construction of a 74,500 square foot multi-tenant warehouse facility on an 11.28 acre parcel located in the Light Industrial (ML) zoning district.

**Appeal Issues:** The applicant for the above request is appealing the denial of his site plan review application

**Location:** 4010 NE 65<sup>th</sup> Street.

**County Staff:**

	<u>Name</u>	<u>Phone</u>	<u>E-mail Address</u>
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<b>Fire Marshal:</b>	Tom Scott	4095	<a href="mailto:Tom.scott@clark.wa.gov">Tom.scott@clark.wa.gov</a>

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### **SUBMISSION OF WRITTEN TESTIMONY**

If you bring written testimony to read at the hearing, the Hearing Examiner would request submission of at least three (3) copies for the record (one copy for the Hearing Examiner and two copies for staff).

### **E-MAIL TESTIMONY**

Testimony can be e-mailed to the assigned county planner at the respective e-mail address listed above. **PLEASE NOTE:** All e-mails need to be received by 12:00 noon the day of the hearing and need to include full name, address, city, zip code, and phone number to be included as parties of record.

### **FAXED TESTIMONY**

Testimony can be faxed to the assigned county planner at **(360) 397-2011**. All correspondence should be faxed **by 12:00 noon** the day of the public hearing in order to give staff adequate time for copying and distribution.

### **ACCOMMODATION OF PHYSICAL IMPAIRMENTS**

The Public Service Center is wheelchair accessible. Assistive listening devices are available for the deaf, hard of hearing and general public use. If you need special assistance to participate in this hearing or wish to use one of the hearing devices, please contact Susan Rice at Clark County Community Development, 397-2375, ext. 4075, TDD 397-6057.

### **HEARING COVERAGE**

Coverage of this evening's hearing may be cable cast live on Clark/Vancouver television channel 23 or 21, on cable television systems. For replay dates and times, please check your local television guide or [www.cvtv.org](http://www.cvtv.org)

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